

## **EXPANDED AGENDA**

### **Board of Adjustment, District 1**

**October 26, 2011**

**Cochise County Service Center,**

**4001 E. Foothills Drive (in the former Courtroom)**

**Sierra Vista, Arizona**

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6:00 P.M. Call to Order

Roll Call (Introduce Board members, and explain quorum)

(Also explain procedure for public hearing, i.e., after Planning Director's Report, applicant will be allowed 10 minutes; other persons will each have 5 minutes to speak and applicant can have 5 minutes for rebuttal at end, if appropriate).

Determination of Quorum

Approval of Previous Minutes

Call to the Public

### **NEW BUSINESS**

***Item 1 - Introduce Docket and advise public who the applicants are.***

**Public Hearing - Docket BA1-11-06 (Pearson):** The Applicant is requesting a Variance to Section 1908.03 of the Zoning Regulations, which allows for a maximum of 80 square feet for Identification Signs. The Applicant seeks to legitimize the existing sign for the Family Dollar Store on Highway 92, which is 138 square feet.

The subject parcel (Parcel # 107-66-071) is located at 4155 S. Highway 92, in Sierra Vista, AZ.

**Applicant:** Ray Pearson of Pearson Signs

Call for PLANNING DIRECTOR'S PRESENTATION

- Declare PUBLIC HEARING OPEN
- Call for APPLICANT'S STATEMENT
- Call for COMMENT FROM OTHER PERSONS (either in favor or against)
- Call for APPLICANT'S REBUTTAL (if appropriate)
- Declare PUBLIC HEARING CLOSED
- Call for BOARD DISCUSSION (may ask questions of applicant)
- Call for PLANNING DIRECTOR'S SUMMARY AND RECOMMENDATION
- Call for MOTION

- Call for DISCUSSION OF MOTION
- Call for QUESTION
- ANNOUNCE ACTION TAKEN (with Findings of Fact)

***Item 2 – Follow the Format for Item 1.***

**Public Hearing - Docket BA1-11-07 (Slawson):** The Applicant seeks to establish a retail card and game shop along Fry Blvd in Sierra Vista, and is requesting the following Variances to site development standards per the Cochise County Zoning Regulations:

Section 1203.03 (site coverage); 1804.06.F.3 (driveway width); 1806 (landscaping); 1804.05 (required parking – 18 required, proposes 5); 1908.03.A.1(a) (Maximum number of free-standing signs); 1203.02 and 1803 (setbacks); and 1807.02.B.1 (access within 200 feet of an arterial road intersection).

The subject parcel (Parcel # 106-70-111) is located at 689 E. Fry Blvd in Sierra Vista, AZ.

**Applicant:** Fred Slawson

Call for Planning Director's Report

ADJOURNMENT